

GREENVILLE CO. S. C.

BOOK 581 PAGE 106

THE STATE OF SOUTH CAROLINA

DEC 14 8 49 AM 1953

COUNTY OF GREENVILLE

ELLIE FARNSWORTH
R.M.C.

To All Whom These Presents May Concern:

SEND GREETING:

Whereas, I, _____, the said D. C. Baldwin
 in and by my certain promissory note in writing, of even date with these
 Presents, am well and truly indebted to Farmers Bank of Simpsonville
 in the full and just sum of Ten Hundred Fifty (\$1050.00)
 to be paid six months after date

with interest thereon from _____ date
 at the rate of six per centum per annum, to be computed and paid semi-annually in advance

until paid in full; all interest not paid when due to bear
 interest at same rate as principal; and if any portion of principal or interest be at any time past due and unpaid,
 the whole amount evidenced by said note to become immediately due, at the option of the holder hereof, who
 may sue thereon and foreclose this mortgage; and in case said note, after its maturity, should be placed in the
 hands of an attorney for suit or collection, or if before its maturity it should be deemed by the holder thereof
 necessary for the protection of his interests to place and the holder should place the said note or this mortgage
 in the hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises
 to pay all costs and expenses including 10 per cent. of the indebtedness as attorneys' fees, this to be added to
 the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW KNOW ALL MEN, That I, _____, the said D. C. Baldwin
 _____, in consideration of the said debt and
 sum of money aforesaid, and for the better securing the payment thereof to the said Farmers Bank of
 Simpsonville according to the terms of the said note, and also in
 consideration of the further sum of Three Dollars, to me, the said D. C. Baldwin
 _____, in hand well and truly paid by the said Farmers Bank of Simpsonville
 at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained,
 sold and released, and by these Presents do grant, bargain, sell and release unto the said

Farmers Bank of Simpsonville

All that piece, parcel and lot of land lying and being in Austin
 Township, County and State aforesaid, lying to the west of the Old
 Laurens Road, containing 48 acres, more or less, and being known and
 designated as the old Robert Baldwin homeplace and being the identical
 lands conveyed to D. C. Baldwin by Jessie M. Rice by deed dated Septem-
 ber 16, 1952, recorded in Deed Book 463, Page 99 and reference is here
 made to that deed for a more definite and particular description as
 to courses and distances and metes and bounds.

The Farmers Bank of Simpsonville, Simpsonville, S. C.

By _____

President

Witness